

TOWN OF MANSFIELD ■ FOUR CORNERS WATER AND SEWER ADVISORY COMMITTEE
Special Meeting Minutes ■ January 8, 2014
Town Council Chambers

Members Present: Rawn (chair), Reich, Hart, Ferrigno, Ryan, Raymond

Staff Present: Painter

The meeting was called to order at 6:35 p.m. by chair Rawn.

Approval of Minutes

Minutes were approved toward the end of the meeting as Hart was absent for the initial part of the meeting.

Reich MOVED, Raymond seconded approval of the August 27, 2013 minutes as written. Motion passed by Rawn, Reich, Hart and Ferrigno; Ryan and Raymond abstained.

Reich MOVED, Ryan seconded approval of the November 7, 2013 minutes as written. Motion passed by Rawn, Reich, Hart and Ferrigno; Ryan and Raymond abstained.

Public Comment

Betty Wassmundt, Town Council member, spoke as an individual not on behalf of the Council. Ms. Wassmundt suggested that a thorough cost analysis was needed on the water project before proceeding with an agreement with Connecticut Water to understand the cost to town residents of the proposed project, including the difference between the public authority rate and the town's current water rate from UCONN. She also questioned the need to move forward with the agreement immediately. She suggested that while the overall costs were not necessarily under the purview of the Committee; the cost of the Four Corners portion was something with which the Committee should be concerned.

Old Business

- a. **Sewer Pump Station and Collection System Design.** Painter advised the Committee that a preliminary collection system design is expected to be completed by Town staff in the next month for review by consultant designing the pump station. Preliminary pump station designs are complete and the consultant is ready to proceed to final bid documents when requested. Members questioned how this timing affected the ability to coordinate the construction of the sewer and water components at Four Corners. Painter noted that the consultant expects sewer construction to take at least 2 construction seasons; as such, now is the time to start getting financing in place. She also noted that the sewer pipe must have at least 10 feet horizontal separation and 18 inches of vertical separation from the water pipe. Therefore, it is unlikely that the pipes will go in the same trench as was hoped. Raymond requested that this be clarified for the public as the assumption for many years was that the pipes could be put in the same trench to minimize construction impacts.
- b. **Mansfield Tomorrow.** Painter noted that staff has received initial drafts of some chapters from the consultant. Once an internal review is completed, the draft will be circulated to the Mansfield Tomorrow Advisory Group and various advisory committees for comments before receipt by the PZC. Members noted that the Plan should include policies related to water and sewer service areas and connection restrictions to ensure that the new pipelines do not result in sprawling development.
- c. **Water and Wastewater Infrastructure Planning.** Painter noted that this item was addressed through other items on the agenda.

New Business

- a. **Committee Comments on the Draft CWC Agreement.** Members discussed comments prepared by Reich after review of the draft agreement. Reich noted that future community updates on the project should clarify that UCONN is **not** closing or selling the Willimantic or Fenton River wellfields as part of this project. Raymond expressed concern with executing the agreement prior to adoption of the new Plan of Conservation and Development and revised zoning regulations.

Ryan MOVED, Hart seconded a motion to authorize the Chair to report to the Town Council that the terms contained in the draft Definitive Agreement between Connecticut Water Company and the Town of Mansfield sufficiently address the concerns raised by the Committee in its August 2013 memo provided the following issues are addressed: recommendations contained in the email from Meg Reich to Linda Painter dated January 8, 2014. Rawn, Ferrigon, Reich and Ryan voted to approve the motion; Hart and Raymond abstained.

- b. **Future Meeting Schedule.** Ryan noted that the April date appeared to be an error as it was a Friday; the correct date was identified as April 1st. Reich MOVED, Raymond seconded approval of the 2014 meeting schedule with a change in the April date from April 4th to April 1st.
- c. **Community Update Meeting.** The Committee discussed the need for both general community updates as well as an update meeting for property owners in the proposed service area. As a first step, members suggested an article in the Mansfield Minute and updates to the town website, including updated project maps such as those displayed at the Sustainability Committee meeting by CWC that evening. Hart suggested an update meeting for property owners during the February/March timeframe, provided sufficient information on project cost and design were available. Rawn noted that more information on the tax implications for properties both in the district and along the new water line were needed.

The Community Update process was identified as a key topic for the February Four Corners meeting. Raymond asked staff to prepare information on next steps for discussion at that meeting.

Correspondence and Meeting Reports

No updates.

Future Meetings

The next meeting is scheduled for February 4, 2014.

Adjournment

Rawn adjourned the meeting at 7:50 pm.

Respectfully submitted,

Linda M. Painter, AICP
Director of Planning and Development